



Planning

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Manchester M60 2LA

Application for approval of details reserved by condition.
Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number

Suffix

Property name

Address line 1

Address line 2

Address line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

2. Applicant Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

2. Applicant Details

Country	
Postcode	C/O agent
Are you an agent acting on behalf of the applicant?	
☒ Yes ☐ No	
Primary number	
Secondary number	
Fax number	
Email address	

3. Agent Details

Title	Mr
First name	Ralph
Surname	Taylor
Company name	Paul Butler Associates
Address line 1	31 Blackfriars Road
Address line 2	
Address line 3	
Town/city	Salford
Country	United Kingdom
Postcode	M3 7AQ
Primary number	
Secondary number	
Fax number	
Email	

4. Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Change of use of the basement to a gym (use class D2) and creation of new access, retention of the existing ground floor restaurant (Class A3 Use) (approved under application ref no 094485) with amendments to approved hours of operation and alterations to ventilation and fume extraction system. Regularisation of the use of the pavement adjacent to the building on Port Street for as external seating area to comprise tables and chairs associated with and ancillary to the restaurant use and external alterations comprising the removal of the existing 'shack' structure erection of pergola structure and associated external alterations to the building including new ground floor entrances (relocation of those approved under application ref no 120931), addition of roof level plant, and minor amendments to basement window and door design (approved under application ref no 120931).

Reference number	
122541/FO/2019	
Date of decision (date must be pre-application submission)	13/09/2019

Please state the condition number(s) to which this application relates

Condition number(s)

4. Description of the Proposal

13 and 14

Has the development already started?

☒ Yes ☐ No

If Yes, please state when the development was started (date must be pre-application submission)

01/06/2021

Has the development been completed?

☒ Yes ☐ No

If Yes, please state when the development was completed (date must be pre-application submission)

30/06/2021

5. Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

☒ Yes ☐ No

If Yes, please indicate which part of the condition your application relates to

Discharge of condition 13 and 14 is sought in relation to the gym use.

6. Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Submitted for approval:

- Basement gym acoustic report (20 July 2021) prepared by Sandy Brown.
- Plant Noise Egress Assessment Report (2 August 2021) prepared by Sandy Brown.

Previous reporting submitted for reference:

- Peak Acoustics Noise Impact Assessment, Project No: PA872 Report Ref: 2106191NR Issue Date: 10th July 2019 Hilton House, 26-28 Hilton Street, Manchester, M1 2EH
- Peak Acoustics note in relation to the Basement Gym floor dated 20-08-19

7. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

8. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☒ No

9. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)

31/08/2021